



ఆంధ్రప్రదేశ్ రాజ పత్రము
THE ANDHRA PRADESH GAZETTE
PUBLISHED BY AUTHORITY

PART I EXTRAORDINARY

No.3332

AMARAVATI, THURSDAY, DECEMBER 15, 2022

G.3257

NOTIFICATIONS BY GOVERNMENT

--X--

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT (M)

MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT – VMRDA – PROPOSAL FOR APPROVAL OF CHANGE OF LAND USE FROM RESIDENTIAL USE TO PUBLIC & SEMI- PUBLIC USE COVERED IN SY.NO.104/6, 8, 111/2,3,4, 112/7, 113/P OF THUNGALAM VILLAGE, GAJUWAKA, VISAKHAPATNAM IN AN EXTENT OF AC.8.58CTS- APPLIED BY THE DIRECTOR GENERAL ESI CORPORATION, NEW DELHI- DRAFT VARIATION NOTIFICATION ISSUED –REG.

[Memo.No.1926642/M2/2022 Municipal Administration & Urban Development (M) Department, 15th December, 2022]

APPENDIX
NOTIFICATION

The following draft variation to the land use envisaged in the Zonal Development Plan & Master Plan for Visakhapatnam sanctioned in G.O.Ms.No.136, Municipal Administration & Urban Development Department, dated:08.11.2021, is proposed in exercise of the powers conferred by which is proposed in exercise of the powers conferred by Sub-section (1) &(2) of Section 15 of Andhra Pradesh Metropolitan Region and Urban Development Authorities Act, 2016 read which section 17, sub-section (1) &(2) of the Andhra Pradesh Metropolitan Region and Urban Development Authorities Act, 2016 is hereby published.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen (15) days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect there to before the expiry of the said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Special Chief Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Amaravati, Guntur District, Andhra Pradesh.

DRAFT VARIATION

The site falling in Sy.Nos.104/6, 8, 111/2, 3,4,112/7 and 113/p of Tunglam (V), Gajuwaka (M), Visakhapatnam District, ad measuring an area of Ac.8.58 Cts, or 41527.20 Sq.yds or 34723.26 Sq.Mts. The boundaries which are given in the schedule below which was earmarked for Partly Residential land use, Partly Blue zone (Water bodies) Partly water body buffer in Master Plan of Visakhapatnam VMRDA-2041 sanctioned in G.O.Ms.No.136, MA&UD Dept., dated.08.11.2021 is now proposed to be designated for Public& Semi Public land use which was available in the office of the Visakhapatnam Metropolitan Region Development Authority, Visakhapatnam, subject to following conditions:

1. the applicant shall pay the development / conversion charges etc., as per prevailing rules to the Visakhapatnam Metropolitan Region Development Authority, Visakhapatnam.
2. the title and Urban Land Ceiling / Agricultural Land Ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Visakhapatnam Metropolitan Region Development Authority/GVMC, Visakhapatnam, before issue of building permission/development permission, and it must be ensured that the best financial interests of the Government are preserved.
3. the owners/applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling clearances etc.
4. the owners/applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976. The change of land use shall not be used as the proof of any title of the land.
6. the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.
7. Any other conditions as may be imposed by Metropolitan Commissioner, Visakhapatnam Metropolitan Region Development Authority, Visakhapatnam.

SCHEDULE OF BOUNDARIES

NORTH	: Existing 60 Feet Wide Master Plan Road.
EAST	: ION Digital exam Center Building & Land in SY.No.112/8114, 115, 116 of Tunglam (V) Gajuwaka (M) Visakhapatnam District
SOUTH	: Navy Nulife apartment, Land in Sy.Nos.105,110,111/P&113 of Tunglam (V) Gajuwaka (M), Visakhapatnam District.
WEST	: Residential Building & Land in Sy.No.106 of Tunglam (V), Gajuwaka (M), Visakhapatnam District.

Y. SRILAKSHMI
SPECIAL CHIEF SECRETARY TO GOVERNMENT